

SNAPSHOT of HOME Program Performance--As of 12/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 93				
% of Funds Committed	100.00 %	96.49 %	1	96.48 %	100	100	
% of Funds Disbursed	93.96 %	88.28 %	13	89.00 %	74	73	
Leveraging Ratio for Rental Activities	11.94	5.83	1	4.81	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	94.94 %	77.63 %	30	83.25 %	55	47	
% of Completed CHDO Disbursements to All CHDO Reservations***	79.52 %	70.30 %	28	70.99 %	62	59	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	87.56 %	81.96 %	32	81.75 %	65	62	
% of 0-30% AMI Renters to All Renters***	59.26 %	41.30 %	21	45.84 %	77	76	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	98.86 %	96.50 %	36	96.12 %	47	47	
Overall Ranking:			In State:	8 / 93	Nationally:	88 88	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$49,018	\$36,975		\$27,889	788 Units	32.80 %	
Homebuyer Unit	\$5,501	\$21,536		\$15,632	1,553 Units	64.70 %	
Homeowner-Rehab Unit	\$30,681	\$27,502		\$21,037	59 Units	2.50 %	
TBRA Unit	\$0	\$2,232		\$3,206	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***. This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Sacramento CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$144,940	\$100,971	\$34,557
State:*	\$141,290	\$116,319	\$28,818
National:**	\$99,461	\$78,568	\$23,907

CHDO Operating Expenses:
(% of allocation)

PJ: 0.1 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.11

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	43.5	22.9	47.5	0.0
Black/African American:	28.2	15.5	33.9	0.0
Asian:	4.9	1.9	0.0	0.0
American Indian/Alaska Native:	1.9	0.7	0.0	0.0
Native Hawaiian/Pacific Islander:	0.1	0.6	0.0	0.0
American Indian/Alaska Native and White:	0.1	0.1	0.0	0.0
Asian and White:	0.0	0.3	0.0	0.0
Black/African American and White:	1.0	0.3	0.0	0.0
American Indian/Alaska Native and Black:	0.3	0.0	0.0	0.0
Other Multi Racial:	3.7	0.5	0.0	0.0
Asian/Pacific Islander:	4.0	11.4	0.0	0.0

ETHNICITY:

Hispanic	12.2	45.9	18.6	0.0
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HOUSEHOLD SIZE:

1 Person:	59.9	15.2	62.7	0.0
2 Persons:	16.6	16.6	22.0	0.0
3 Persons:	8.5	20.5	8.5	0.0
4 Persons:	8.1	21.8	1.7	0.0
5 Persons:	4.4	11.5	1.7	0.0
6 Persons:	1.7	7.4	3.4	0.0
7 Persons:	0.5	3.2	0.0	0.0
8 or more Persons:	0.4	3.6	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	38.5	16.5	25.4	0.0
Elderly:	28.1	1.5	54.2	0.0
Related/Single Parent:	19.1	26.3	15.3	0.0
Related/Two Parent:	9.6	43.7	5.1	0.0
Other:	3.6	9.9	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	15.1	0.2 [#]
HOME TBRA:	2.3	
Other:	3.0	
No Assistance:	79.6	

of Section 504 Compliant Units / Completed Units Since 2001 211

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Sacramento State: CA Group Rank: 88
 (Percentile)
 State Rank: 8 / 93 PJs Overall Rank: 88
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 77.87%	94.94	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 53.90%	79.52	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	87.56	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.09%	98.86	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.415	0.95	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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